

**12710 & 12716  
DEXTER  
Detroit, MI 48238**



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DEXTER CAR WASH  
&  
VACUUM  
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# 12710 Dexter Structure



- The structure on the 12710 Dexter requires rehabilitation
- We believe the office building / house can be saved
- However, an extensive rehab is needed

# 12710 Dexter Structure



## Roof:

- Complete tear off and re-shingle

# 12710 Dexter Structure



## Windows:

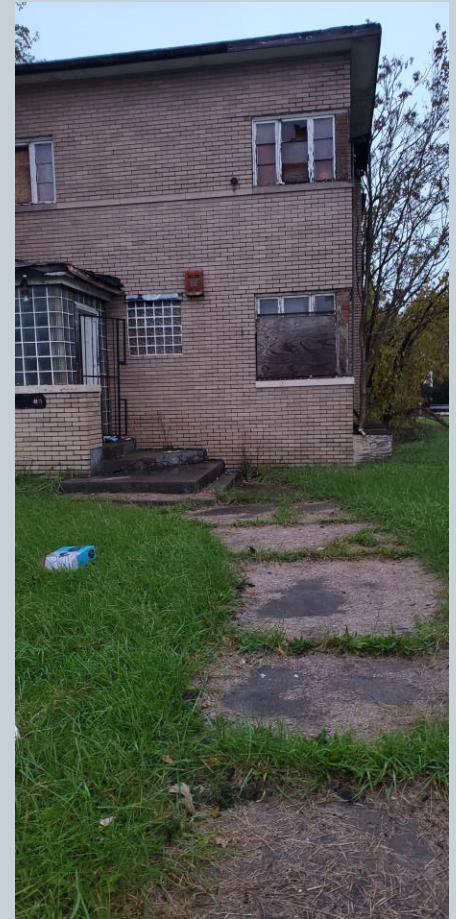
- Some windows in the dwelling are solid
- Others will need replacement
- Replacements, where needed, will be complimentary to what is in place today (similar)

# 12710 Dexter Structure



## Landscape

- Walk ways
  - ✦ Walk ways are covered by weeds and debris
  - ✦ Walk ways will be cleared and made safe by concrete replacement, as necessary



# 12710 Dexter Structure



## Landscape:

- Beautification
  - ✦ Shrubs, Flowers and Lawn planted
- Outside Lighting
  - ✦ Perimeter Lighting Fixtures
  - ✦ Entry Lighting Fixtures

# 12710 Dexter Structure



## Interior:

- Plumbing
  - ✦ Pipes
  - ✦ Faucets
  - ✦ Fixtures
  
- Heating & Cooling
  - ✦ Boiler
  - ✦ Pipes
  - ✦ Radiators
  - ✦ A/C Units

# 12710 Dexter Structure



## Interior:

- Electrical
  - ✦ Wiring
  - ✦ Outlets
  - ✦ Light Fixtures
  
- Safety
  - ✦ Smoke Detectors
  - ✦ CO<sub>2</sub> Detectors

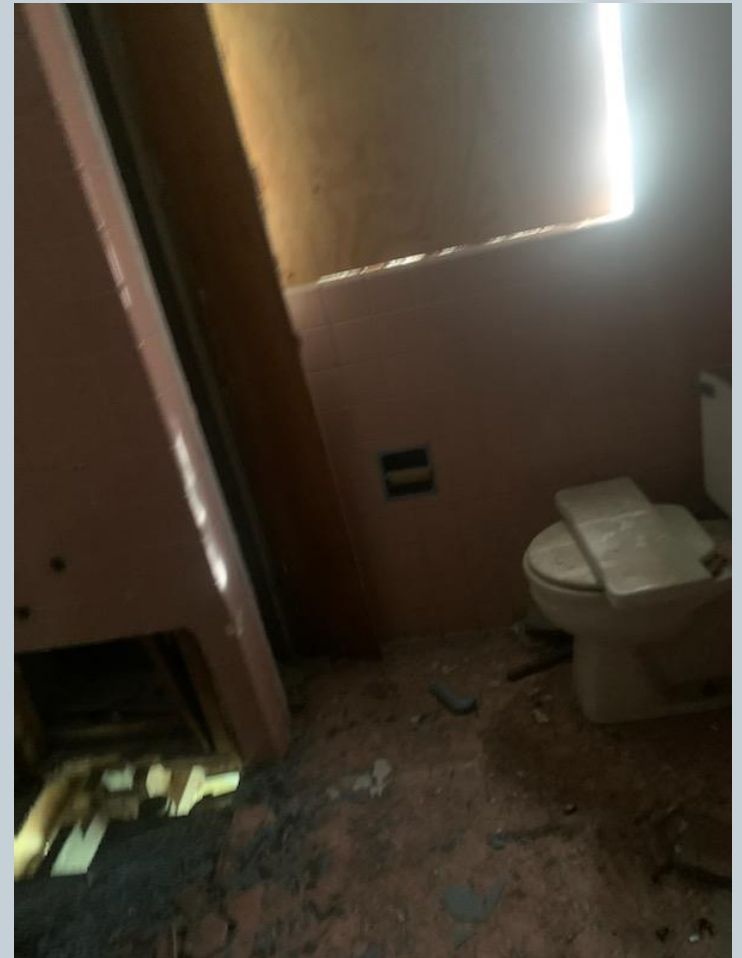


# 12710 Dexter Structure



## Interior:

- Bathrooms
  - ✦ Toilets
  - ✦ Shower
  - ✦ Sink
  - ✦ Cabinets
  
- ◆ Kitchen / Break Area
  - ◆ Sink
  - ◆ Cabinets

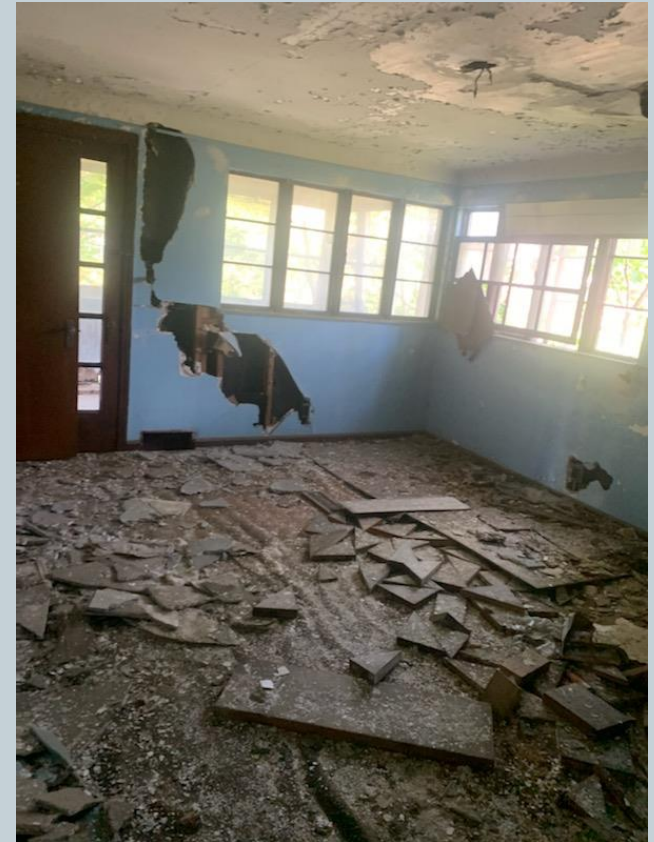


# 12710 Dexter Structure



## Interior:

- Whole House Debris Removal
  - ✦ Old pipes, fixtures, debris



# 12710 Dexter Structure



- Dexter Car Wash and Vacuum will rehabilitate the home / office building
- It will become our LLC office space for collaborating with other potential business partners and like minded business people
- The above will be supported by having seating areas, desks, cell phone charging and wi-fi availability
- We will have office equipment supporting revenue counting machines, computers, printers, security surveillance, and audio / visual equipment

# 12716 Dexter LAND



## Landscape

- Trees, weeds and debris are prevalent on the property
  - ✦ Trees will be cut down or removed
  - ✦ Weeds cut down
  - ✦ Debris removed
  - ✦ Landscape will be neat, cleaned and maintained